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# CITY OF UTICA

## URBAN RENEWAL AGENCY

### CITY OF UTICA URBAN RENEWAL AGENCY MEETING MINUTES – JUNE 24, 2021 1 KENNEDY PLAZA, UTICA, NEW YORK 13502

**MEMBERS ATTENDING:** Mayor Robert M. Palmieri, Councilman Joseph Betrus, Councilman Robert Burmaster, Joe Burke, Lonnie Jenkins, Marques Phillips,

**OTHERS ATTENDING:** Brian Thomas, Gene Allen, Cathy Mack, Merima Smajic, Assistant Corporation Counsel

**EXCUSED:** Michael Mahoney

**CALL TO ORDER:** By Brian Thomas at 9:34 AM

**ITEM #1 Approval of Agency Minutes**

Councilman Joseph Betrus made a motion to approve the minutes from the June 10, 2021 URA meeting. Councilman Robert Burmaster seconded the motion and passed unanimously.

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#### New Business

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**ITEM #2 211 James St.**

Santa Jiminez submitted an offer for the property at 211 James St. in the amount of \$12,000.00. The bidder plans to renovate the property for primary residence. (**Note:** bidder did not attend the meeting). A second offer was received from A&D Investment LLC (Juan Carlos Byars) in the amount of \$18,000.00. The bidder plans to renovate the property for rental/income property.

Mayor Robert M. Palmieri, with the factors established by the Agency for selection of a purchaser having been considered made a motion to sell the property to A & D Investment, LLC (Juan Carlos Byars). The motion was seconded by Marques Phillips and passed unanimously.

**ITEM #3 319 Lansing St.**

Mi Htoo submitted an offer for the property at 319 Lansing St. in the amount of \$20,000.00. The bidder plans renovate the property for rental/income property. A second offer was received from Ali Shar in the amount of \$18,000.00. The bidder plans to renovate for primary residence. A third offer was received from Eddy Garcia & Arisleida Bueno in the amount of \$14,500.00. The bidder plans to occupy for primary residence (parents). The bidder withdrew his offer while at the meeting. A fourth offer was received from Zoila Valdez de Baez in the amount of \$16,000.00. The bidder plans to renovate for primary residence. (**Note:** bidder did not attend the meeting). A fifth offer was received from Arlinton H. Carbajal in the amount of \$16,000.00. The bidder plans to renovate for primary residence. A sixth offer was received from Cesar Hernandez in the amount of \$13,000.00. The bidder plans to renovate for primary residence. The board informed the bidders that they would go into executive session to discuss the offers and call them back with a decision.

Upon coming out of Executive Session, Mayor Robert M. Palmieri, with the factors established by the Agency for selection of a purchaser having been considered made a motion to sell the property to Arlington Carbajal. The motion was seconded by Marques Phillips and passed unanimously.

**ITEM #3 Request to Draw Funds from Comptroller's Office**

Pursuant to the Urban Renewal Agency by-laws, the Comptroller's Office has submitted a listing of expenses incurred by the City of Utica's General Fund, Capital Fund and Community Development Fund on behalf of the Agency. They are requesting approval from the Agency Board to transfer the funds accordingly. Total: \$239,986.20

Marques Phillis made a motion to approve the transfer of funds. The motion was seconded by Lonnie Jenkins and passed unanimously.

**ITEM #4 Consideration of Findings for condemnation of parcels 318.41-2-38, 318.33-3-11 (411 & 500-504 Columbia St), 318.33-3-15, 318.33-3-16, 318.33-3-18, 318.33-3-19 (502-506 & 402 State St, 510-512 & 508 LaFayette St.)**

Marques Phillips made a motion to Table this business. The motion was seconded by Councilman Joseph Betrus and passed unanimously

**ITEM #5 Acknowledgement of receipt of audit for year ending March 31, 2021**

Marques Phillips made a motion to Table this business. The motion was seconded by Councilman Joseph Betrus and passed unanimously

**ITEM #6 Executive Session**

At 10:06 am Councilman Joseph Betrus made a motion to go into Executive Session to discuss the sale of 319 Lansing St. Lonnie Jenkins seconded the motion and it passed unanimously. At 10:13 am Joe Burke made a motion to come out of Executive Session. The motion was seconded by Marques Phillips and passed unanimously.

**ITEM #7 Adjournment**

Mayor Robert M. Palmieri made a motion to adjourn the meeting at 10:18 AM. The motion was seconded by Councilman Joseph Betrus and passed unanimously.

Respectfully submitted this 24th day of June, 2021 by Gene A. Allen